

Average Real Estate Tax Bill
Comparison of Tax Bill with 2¢ increase in Marshall Special Taxing District

The following is an overview of a current real estate tax bill for real property owners within the Marshall Special Taxing District. The overview shows what the annual real estate tax bill is per \$100,000 of assessment and for the County's current average residential real property assessment. Also shown is the impact of the two-cent increase in the Marshall Electric Light and Business Improvement District Levy approved in 2013, that will go into effect in the year after construction commences.

Description	Rate	Annual Tax Bill			
		\$100,000	\$160,000	\$275,000	\$378,000 ¹
Overall County Real Estate Tax Rate ²	\$ 0.994	\$ 994.00	\$ 1,590.40	\$ 2,733.50	\$ 3,757.32
Marshall Electric Light and Business Improvement District Levy	0.005	5.00	8.00	13.75	18.90
Total Real Estate Tax Bill - Current for Marshall Special Taxing District Real Property Owners	\$ 0.999	\$ 999.00	\$ 1,598.40	\$ 2,747.25	\$ 3,776.22
Increased Amount in Annual Tax Bill, based on 2 cent increase	\$ 0.020	\$ 20.00	\$ 32.00	\$ 55.00	\$ 75.60
Total Real Estate Tax Bill (with Increase In Rate)	\$ 1.019	\$ 1,019.00	\$ 1,630.40	\$ 2,802.25	\$ 3,851.82

(1) \$378,000 was the average residential assessment for Fauquier County based on the 2018 Reassessment.

(2) The Overall County Real Estate Tax Rate includes:

Real Estate – General	\$0.855
Real Estate – Fire & Rescue	\$0.133
Real Estate – Conservation Easement District	<u>\$0.006</u>
	\$0.994

Does not include \$13.64 per parcel Stormwater Management Fee